SURVEYOR'S CERTIFICATE

I, MARK A. WATTIER, A LICENSED SURVEYOR IN THE STATE OF ALABAMA, HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY OF 6BV MEADOWBROOK 2021, LLC SITUATED IN BALDWIN COUNTY, ALABAMA AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 1, AUTUMN WOODS, AS RECORDED ON SLIDE 2025-C OF THE RECORDS IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA; THENCE RIN SOUTH 60"-25"-53" MEST ALONG SAID WEST LINE A DISTANCE OF 10,00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 90 (100" R/W); THENCE RUN SOUTH 80"-55"-47" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE A DISTANCE OF 1,000-65 FEET TO THE OFFICE OF THE FOLLOWING DESCRIBED PARCEL: THENCE CONTINUE SOUTH 80"-55"-47" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE A DISTANCE OF 836.74 FEET, THENCE RUN SOUTH 00"-12"-03" EAST A DISTANCE OF 130.53 FEET TO A CAPPED REBAR FEET, THENCE RUN NORTH 00"-04"-13" EAST A DISTANCE OF 131.80 FEET TO THE POINT OF BEGINNING. THE DESCRIBED PARCEL CONTAINS 25.33 ACRES, MORE OR LESS.

AND THAT THE PLAT OR MAP CONTAINED HEREON IS A TRUE AND CORRECT MAP SHOWING THE SUBDIVISION INTO WHICH THE PROPERTY DESCRIBED IS DIVIDED, GIVING THE LENGTH AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND EASEMENT AND ITS NUMBER, AND SHOWING THE STREETS, ALLEYS AND PUBLIC GROUNDS, AND GIVING THE BEARINGS, LENGTH, WIDTH AND NAMES OF THE STREETS. SAID MAP PURTHER SHOWS THE RELATION OF THE LAND SO PLATTED TO THE GOVERNMENT SURVEY, AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED AT POINTS MARKED THUS IS AS REFECTS HOWING. I FURTHER CERTETY THAT ALL PARTS OF THIS SURVEY, AND HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

WITNESS MY HAND THIS THE 15t DAY OF Detaber, 20. 25

Mark a Watter ALABAMA LICENSE #20364



CERTIFICATION OF OWNERSHIP AND DEDICATION

THIS IS TO CERTIFY THAT 68V MEADOWBROOK 2021, LLC, IS THE OWNER OF THE LAND SHOWN AND DESCRIBED HEREON, AND THAT THE SAME HAS CAUSED SAID LAND TO BE SURFEYED AND SUBDIVINED AS INDICATED HEREON, FOR THE USES AND PURPOSES HEREIN SET FORTH, AND DO HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE DESIGN AND ITTLE HEREON INDICATED, AND GRANT ALL EXPENTENTS AND DEDICATE ALL STREAM, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED, TOGETHER WITH SUCH RESTRICTIONS AND COVENANTS NOTED SETON OF ALTHOUGH DIA SCREAMED LEGYL DOWNLOADS. NOTED BELOW OR ATTACHED IN A SEPARATE LEGAL DOCUMENT.

SAID OWNER ALSO CERTIFIES THAT IT IS THE OWNER OF SAID LANDS AND THAT THE SAID LANDS ARE SUBJECT TO MORTGAGES HELD BY D.R. HORTON, INC.— BIRMINGHAM AND BANKPLUS, MORTGAGEES, WHO HEREINUNDER JOIN IN THIS CERTIFICATION.

OWNER:	68V MEADOWBROOK 2021, LLC	
NATHAN COX	- MANAGER	10 / 1 / 2025
MORTGAGEE	D.R. HORTON, INC BIRMINGHAM	
(SIGNATURE)	Taylor Houseler (PRINTED NAME)	
MORTGAGEE:	BANKSHUS Chris & Contam	10/2/25
(SIGNA URE)	· (PRINTED NAME)	DATE

STATE OF Alabama COUNTY OF Baldwin

INCLUDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY
THAT NATHAN COX, WHOSE NAME AS WANAGER OF 669 MEADOWBROOK 2021, ILC, IS SIGNED TO THE FORECOME INSTRUMENT AND WHO IS KNOWN.
TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENTS OF SAID INSTRUMENT, HE, AS SUCH OFFICER AND
WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY ON THE DAY THE SAME BEARS DATE FOR AND AS THE ACT OF SAID ENTITY ACTING AS

GIVEN UNDER MY HAND AND OFFICIAL NOTARIAL SEAL THIS 15 DAY OF October

Cole On NOTARY PUBLIC MY COMMISSION EXPIRES 5/8/27

CATHERINE HOLLADAY OTARY PUBLIC, ALABAMA STATE AT LA TY CONTRIBUTION EXPERS MAY AS C

STATE OF Alaborna

COUNTY OF Baldwin

_____ THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY

THAT TAYLOR HENSELER WHOSE NAME AS V.P. OF D.R. HORTON, INC.— BIRMINGHAM (MORTGAGEE), IS SIGNED TO THE FORECOME INSTRUMENT AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENTS OF SAID INSTRUMENT, (S)HE, AS SUCH OFFICER AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY ON THE DAY THE SAME BEARS DATE FOR AND AS THE ACT OF SAID ENTITY.

GIVEN UNDER MY HAND AND OFFICIAL NOTARIAL SEAL THIS 22 DAY OF OCTOBER

CASO O MY COMMISSION EXPIRES 5/8/27

STATE OF Alabama

1. Launekennedy Howard _____ THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY

THAT CONSTS COULDY WHOSE NAME AS SALE OF BANKPLUS (MORTGAGES). IS SIGNED TO THE FORECOING INSTRUMENT AND WHO IS KNOWN TO ME, ACKNOWLEDGE DEFORE ME ON THIS DAY THAT, BENG INFORMED OF THE CONTENTS OF SAID WISTRUMENT, (S)HE, AS SUCH OFFICER AND WITH FULL AUTHORITY, EASIEVED THE SAME VOLUNTARRLY ON THE DAY THE SAME BEARS DATE FOR AND AS THE ACT OF SAID ENTITY.

given under my hand and official notarial seal this $\underline{\underline{\lambda^{vol}}}$

NOTARY PUBLIC MY COMMISSION EXPIRES 24/29



CITY OF LOXLEY CERTIFICATE OF FINAL PLAT APPROVAL

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT FOR ROYAL MEADONS, PHASE I, HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CITY OF LOXLEY, ALABAMA, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE MINUTES OF THE PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE PROBATE JUDGE OF BALDWAN

CHAIRMAN, PLANNING COMMISSION, CITY OF LOXLEY 10-08-2025 DATE

-allen Lelman 10-08-2025 BUILDING OFFICIAL, CITY OF LOXLEY DATE

1. FOR THE LOCATION OF ALL UTILITIES, SEE CONSTRUCTION PLANS.

8. LOT 1 SHALL NOT HAVE DIRECT ACCESS TO STAYDAR CIRCLE

12. R.O.W. WITHIN THE DEVELOPMENT WILL BE PUBLIC R.O.W.

THERE IS A DEDICATED DRAMAGE, UTILITY, AND MAINTENANCE EASEMENT OVER THE ENTIRETY OF COMMON AREAS 1, 2 & 3.

A HOME OWNERS ASSOCIATION (HOA) IS REQUIRED TO BE FORMED. THE HOA IS REQUIRED TO MAINTAIN ANY AND ALL STORM WATER FACILITIES AND STRUCTURES LOCATED OUTSIDE OF THE PUBLICLY ACCEPTED RIGHT-OF-WAY. THE HOA IS RESPONSIBLE FOR COMMON AREA MAINTENANCE.

STORM WATER DETENTION AREAS, COMMON AREAS, DRAINAGE EASEMENTS, AND/OR WATER BODIES ARE NOT THE RESPONSIBILITY OF BALDWIN COUNTY OR THE CITY OF LOXLEY TO MAINTAIN.

THE HOMEOWNER'S ASSOCIATION WILL BE RESPONSIBLE FOR THE MAINTENANCE, IF APPLICABLE, AND ENERGY COSTS OF THE STREET LIGHTS.

THIS SURVEY DOES NOT REFLECT ANY TITLE OR EASEMENT RESEARCH OTHER THAN WHAT IS READILY VISIBLE ON THE SURFACE OR PROVIDED BY THE CLIENT.

THE 25 FOOT ARTERIAL BUFFER LOCATED ADJACENT TO THE U.S. HIGHWAY 90 RIGHT-OF-WAY IS RESERVED FOR SCREENING, THE PLACEMENT OF STRUCTURES THEREIN IS PROHIBITED.

THERE IS DEDICATED HEREWITH A 15 FOOT UTILITY EASEMENT ON ALL LOT LINES AND COMMON AREAS ADJACENT TO THE RIGHT-OF-WAY'S AND A 7.5 FOOT UTILITY EASEMENT ON EACH SIDE OF LOT AND COMMON AREA LINES, UNLESS OTHERWISE MONTED.

BEARINGS SHOWN HEREON ARE STATE PLANE COORDINATE GRID BEARINGS, ALABAMA WEST ZONE.

10. THE HIGHWAY CONSTRUCTION SETBACK (HCS) IS 100' FROM CENTERLINE OF RIGHT-OF-WAY AT TIME OF RECORDING.

CAPPED REBARS (WATTIER) HAVE BEEN SET AT ALL CORNERS UNLESS OTHERWISE NOTED.

CITY CLERK, CITY OF LOXLE 10-08-2025 CERTIFICATE OF APPROVAL BY BALDWIN EMC - POWER:

AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY CITY OF LOXLEY - WATER:

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY SEWER SERVICE - SEWER, AND COUNTY SEWER SERVICE - SEWER

THE UNDERSIGNED, AS AUTHORIZED BY THE BALDWIN COUNTY SEWER SERVICE, HEREBY APPROVES THE WITHIN PLAT FOR RECOGNING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS THE 1000 THE WITHIN PLAT FOR STREET OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS THE 1000 THE WITHIN PLAT FOR STREET OF SAME IN THE WITHIN PLAT FOR SAME IN THE WITHIN PLAT FOR

AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY BRIGHTSPEED:

AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY 911:

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER

THE UNDERSIGNED, AS COUNTY ENGINEER OF THE COUNTY OF BALDWIN, ALABAMA, HEREBY APPROVES THE WITHIN PLAT FOR RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS THE 20^{-1} DAY Of -0.5 DEV. 20.25 DAY OF -0.5 DEV. 20.25 DEV.

Haul Aromon COUNTY ENGINEER 220

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY PLANNING DIRECTOR:

THE UNDERSIGNED, AS DIRECTOR OF THE BALDWIN COUNTY PLANNING AND ZONING DEPARTMENT, HERBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA THIS THE 20.2.C.

SILE DATA
CURRENT ZONING:
LINEAR FEET OF STREETS:
NUMBER OF LOTS:
SMALLEST LOT SIZE:
AVERAGE LOT SIZE:
COMMON AREAS:
TOTAL AREA:
SITE DEBUTY 10,500 SF 14,703 SF 9.42 AC 25.33 AC 1.58 LOTS/ACRE SITE DENSITY: LOT UTILITY & DRAINAGE EASEMENTS

PLANNING DISTRICT 15 RSF-4

US HIGHWAY 90

COUNTY ROAD 6

COUNTY ROAD 64

VICINITY MAP

(EXCEPT AS OTHERWISE SHOWN)
FRONT & REAR: 15'
SIDE: 7.5'

REQUIRED SETBACKS REAR: SIDE SIDE (CORNER LOT): WETLAND BUFFER:

SITE DATA

NOT TO SCALE

SITE

UTILITIES WATER:
CITY OF LOXLEY
5151 S. MAGNOLIA STREET
LOXLEY, AL 36551 (251) 964--5162

SEWER:
BALDWIN COUNTY SEWER SERVICE
14747 UNDERWOOD ROAD
SUMMERDALE, AL 36580 (251) 971-3022

BALDWN EMC PO BOX 220 SUMMERDALE, AL 36580 JOHNNY BRINKMAN (251) 989-0154

BROADBAND: BRIGHTSPEED 1751 INDUSTRIAL PARKWAY; FOLEY, AL 36535 JEFF CROWE (980) 376-1410

ENGINEER: JADE CONSULTING, LLC. P.O. BOX 1929; FAIRHOPE, AL 36533 251-928-3443

TAX PARCEL NUMBERS: 05-42-02-09-0-000-005.000 (77177)

A PORTION OF 05-42-02-09-0-000-006,000 (43683)

A PORTION OF 05-42-02-09-0-000-006.010 (392064)

THE PROPERTY DESCRIBED HEREON IS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP NUMBERS

AND IS SHOWN TO BE IN FLOOD ZONE "X-UNSHADED"

01003C0543 M AND 01003C0544 M, DATED 04/19/2019.

SURVEYOR: WATHER SURVEYING, INC. 4318 DOWNTOWNER LOOP NORTH, STE H MOBILE, AL 36609 251-342-2640

DEVELOPER/OWNER: 68V MEADOWBROOK 2021, LLC NATHAN COX — MANAGER 26051 PREDAZZER LANE, SUITE A DAPHNE, AL 36526

2216957 BALDWIN GOUNTY, ALABAMA HARRY D'OLIVE, JR. PROBATE JUDGE

ROYAL MEADOWS - PHASE 1 PLAT OF SUBDIVISION

SHEET 1 OF 3

WATTIER SURVEYING, INC. PROFESSIONAL LAND SURVEYORS 4318 Downtowner Loop N., Suite H 251-342-2640

J.O. NO. 22-0705 COMP. FILE 2707, DWG. NO. 5S-3E-09-02

SEPTEMBER 24, 2025 Mobile, Alabama 36609



